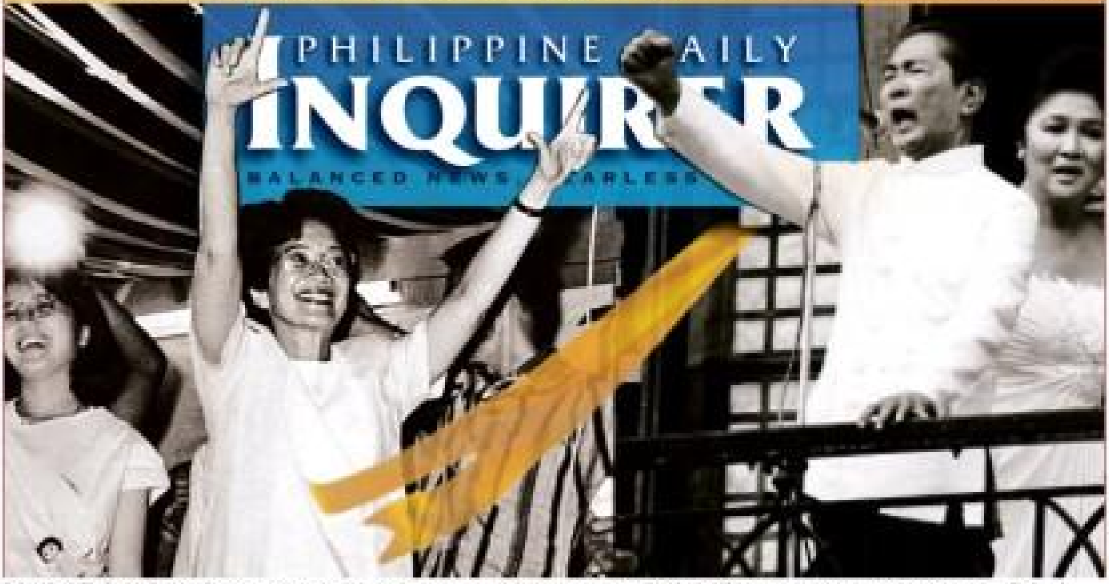
Saturday, February 25, 2012 ★★ 10 sections / Vol. 27 / No. 79 P18 | Mobile Alert: Text INQ ON BREAKING to 4467 | www.inquirer.net Twitter: @inquirerdotnet

PHILIPPINE DAILY INQUIRER
BALANCED NEWS, FEARLESS VIEWS



PARALLEL LIVES The late President Cory Aquino with daughter Kris raises her hands in triumph during a campaign stop in Rizal for the 1986 snap presidential election. At right, the late dictator Ferdinand Marcos' last hurrah with wife Imelda at the Malacañang balcony shortly before the Marcoses had to flee the Palace on Feb. 25, 1986, to escape the angry mobs at the Palace gates, and were flown to Hawaii.

'Edsa unfinished revolution'

Revenge behind 2 massacres; 10 killed

By Julie Alipala
Inquirer Mindanao

ZAMBOANGA CITY—Twelve-year-old Ebrahim Bayambong was walking home after classes at Tininghalong Elementary School in Lapuyan, Zamboanga del Sur, on Thursday when he crossed the path of a group of armed men.

Suddenly without a word, the men started shooting at the boy, killing him instantly.

Not content, the attackers drew their machetes and took turns hacking at the lifeless body of Bayambong, said Senior Supt. Jose Bayani Gacula, Zamboanga del Sur police director, recounting witnesses' ac-

REVENGE A6

'Father was real target' / A6





HOUSE PROUD President Aquino turns over the house keys to a policeman and his family during Friday's symbolic turnover of 1,500 houses for soldiers and policemen at Ciudad Adelina 2, Barangay Luciano, Trece Martires City, Cavite. At right is Vice President Jejomar Binay. The President is committed to build 21,800 more houses for the government's uniformed personnel.

P-Noy says he needs all Filipinos to finish fight

By Norman Bordadora and Jerome Aning

AS A DIVIDED nation today marks the 26th anniversary of the 1986 "people power" uprising, President Aquino and human rights groups yesterday appeared agreed on one thing—the historic Edsa upheaval that chased away a dictator remains an unfinished revolution.

Speaking before soldiers and police officers at a housing site being built for their benefit under the administration's housing program, Mr. Aquino said he needed the cooperation of Filipinos to finish the fight.

"With the things happening around us, it's clear that the fight that started in Edsa in

P-NOY A8

₱200 house rent for cops, soldiers

By Norman Bordadora

TRECE MARTIRES CITY—Police officer Rey Sarcon's eyes lit up when he recalled how much he paid every month for his own piece of paradise in this city just outside Metro Manila.

"Two hundred pesos a month for the first five years!" Sarcon proudly announced, his wife

₱200 HOUSE A8

Naguiat hits report on PH gambling's 'ingrained graft'

By Daxim L. Lucas

THE HEAD of Philippine Amusement and Gaming Corp. (Pagcor) yesterday strongly denied "reckless allegations" by a US-based gaming giant that he was bribed by a Japanese tycoon seeking to build a rival casino in Metro Manila and that the local gaming industry was tainted with corruption.

Pagcor chair and CEO Cristino Naguiat Jr. issued the denial after casino operator Wynn Resorts sued its former partner, Kazuo Okada, in a Las Vegas court, accusing Okada of bribery.

NAGUIAT A8

Okada ousted from Wynn Macau board by former pal / A8

Prosecution to invite Sereno

By TJ Burgonio, Gil C. Cabacungan and Mike Ubac

EVEN if dissenting Associate Justice Ma. Lourdes Sereno volunteers herself to be a witness in the impeachment trial of Chief Justice Renato Corona, she would still have to deal with the issue of whether she can testify on matters covered by confidentiality and judicial privilege, and has to get the consent of the Supreme Court.

These are the limitations facing the prosecution in its plan to get Sereno to testify that Corona had been allegedly partial to former President Gloria Macapagal-Arroyo in the Supreme Court decisions to grant Arroyo's petition for a temporary lifting of a travel ban against her last November, defense lawyers said yesterday.

The prosecution panel will ask the impeachment court next week to issue an "invitation" to Sereno to appear at the Senate on Wednesday, Feb. 29.

The invitation is being sought as an alternative to the compulsory process of a subpoena, which the high court has ruled out in a Feb. 14 resolution and

PROSECUTION A8

People power One Day, One Bay in Metro cleanup

By DJ Yap

BRACE UP for yet another People Power Revolution today. This time, the aim of its organizers is to clean up Manila Bay.

This morning, officials of the Department of the Interior and Local Government (DILG) are marshaling the spirit of "people power" into a Metro-wide cleanup of the bay to coincide with the 26th an-

PEOPLE A8

Return of Iggy remains indefinite

By Nancy C. Carvajal and Tina G. Santos

THE ARRIVAL from London of the body of Negros Occidental Rep. Ignacio "Iggy" Arroyo remains indefinite, according to lawyer Leonard de Vera.

Arroyo's body was scheduled to arrive on Friday night from London via Dubai, accompanied by longtime partner Grace Ibuna.

The congressman died in London on Jan. 26.

De Vera, Ibuna's counsel, said paperwork needed for the repatriation caused the delay.

He explained that the repatriation involved the Philippine consulate, the mortuary, airline and the court, among others.

He said there was no new schedule so far but the delay

RETURN A8

Second FRONT PAGE

China ties still friendly–DFA

By Jerry E. Esplanada

DESPITE wrangling over competing territorial claims in the West Philippine Sea, China and the Philippines are increasing exchanges of friendly visits, according to Foreign Secretary Albert del Rosario.

Senate seeks deferment of new SALN form, cites privacy issues

By Cathy Yamsuan



TRILLANES

Senate input

Causing panic

Customs job makes former general a snob









REBUILDING WITH APL.DE.AP

Keep on dreaming, CDO students told

Nurturing dreams

Beautiful beginning

DSWD seeks changes to law on single parents

Woman drops rape case vs 6 Army men

Canine hero 'Kabang' gains instant celebrity



KABANG

US gives $15-M grant vs sugarland child labor

Paging families of OFWs in Syria

P-Noy: Like Corona, Pagcor chief presumed innocent 'til proven guilty



HAPPILY PROFITABLE TIMES Close business partners billionaire Kazuo Okada and Steve Wynn in 2004.

Former partner ousts Okada from Wynn Macau board

Naguiat hits report on 'ingrained graft'

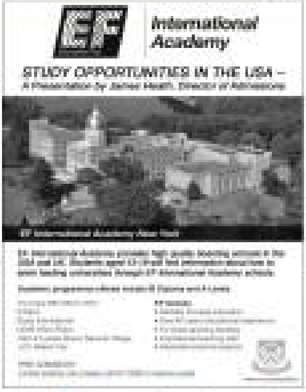


Revenge behind 2 massacres; 10 killed in Zambo, Lucena

'Father was real target'

P90M worth of illegal drugs ingredients seized

By Philip C. Tubeza

















Kin, friends remember Pepe Diokno

An 'unbeliever'

Support for Cory

Two different songs

People power One Day, One Bay ...

'Heart and soul'

'Do our own share'

₱200 house-to-own rent for cops, soldiers

First phase

Also for jailguards

Easing burden

Not one to boast

Deserving of services

Mike A: GMA 'aching' to visit Iggy's wake; asks court for 3-day leave

Reschedule visit

Family tradition

Less gov't expense

Return of Iggy

'Wives' could cross paths

Injunction

Stop blaming my father for nation's woes–Bongbong

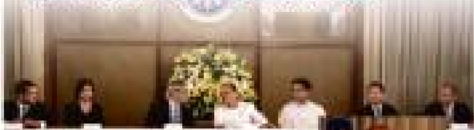
Prosecution to invite Sereno; she needs SC OK



SERENO · Prosecution's voice

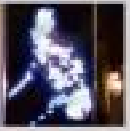
P-Noy: Edsa remains an unfinished revolution

GLOBE TELECOM: BUILDING A BIGGER NETWORK FOR A BIGGER YOU







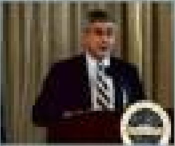


EXCERPT OF PRESIDENT AQUINO'S SPEECH

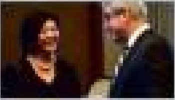


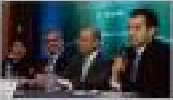


A RESPONSE TO THE MARKET'S EVER-EVOLVING NEEDS









INQUIRER

OPINION

An unfinished project

EDITORIAL



People Power 'hijack'?

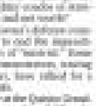
VIEWPOINT



Juan L. Mercado

P-Noy's 'Daang Matuwid' and Pagcor's Naguiat

GET REAL



Solita Collas-Monsod

The unemployment sierra

SOCIAL CLIMATE



Mahar Mangahas

Bridging walls

YOUNG BLOOD

'Where have all the yellow flowers gone?'

COMMENTARY

Butch Hernandez

Fun, fun, fun!

BUSINESS MATTERS



Roberto F. de Ocampo

NOTICE TO YOUNGBLOOD CONTRIBUTORS

THEY SAID

Extreme care needed

The INQUIRER is a member of the

PHILIPPINE PRESS INSTITUTE

LETTERS

Why the delayed implementation of PLB?





A call for transparency, decency, accountability

Fairy tale out of place in impeachment court

Department of Science and Technology
Information and Communications Technology Office
NATIONAL COMPUTER CENTER
Field Operations Office

INVITATION TO APPLY FOR ELIGIBILITY AND TO BID FOR ITB 2012-01: PHILCIC PROGRAM IMPLEMENTATION YEAR 2




INVITATION TO APPLY FOR ELIGIBILITY AND TO BID

INQUIRER *Visayas*

Whale shark watching goes to Oslob

But environmentalists warn against feeding the gentle giants

By Cris Evert B. Lato
Oslob, Cebu

THE FISHERMEN of Oslob town in southern Cebu fondly call them Bernie, Lacos, Bali, Ronie, Dione, Berto, Tikya and Big Mama, and like their counterparts in Donsol town in Sorsogon, they have suddenly discovered the economic potential of whale shark tourism.



A FISHERMAN feeds a whale shark in Oslob town in Cebu. Whale sharks are the new tourist attraction in Cebu.

Shrimp feeding

Tourists' influx

Business boom

Not in their nature

Long-term problem

For Samar Island, a deluge of irrigation projects this year

By Vicente S. Labro
Tacloban City

IN THIS YEAR of the Water Dragon, expect more irrigation water for rice fields in Eastern Visayas, according to the National Irrigation Administration (NIA).

Across the NATION

Reclamation projects feared to endanger ecosystems

ABOUT 38,000 hectares of coastal land in the country would be swallowed up by new real estate and commercial projects that seek to copy reclamation projects in Singapore and Hong Kong, a document from the Philippine Reclamation Authority (PRA) said.

[illegible]

Palace denies appointing SBMA exec

[illegible]

NEWSBRIEFS

BAGUIO CITY

Motorcycle thefts rise

[illegible]

CABANATUAN CITY

2 hit men, thief slain

[illegible]

LAGUNA

10th Maquiling Quest

[illegible]



THIS YEAR'S street dancing and float parades for the 2011 Baguio Flower Festival may be the warmest. The weather bureau recorded temperatures rising as high as 27.4 degrees Celsius on Friday, the eve of the festival parades.

Hottest Baguio days greet flower festival visitors

[illegible]

Tax court orders BIR to return ₱19M to sugar co-op

[illegible]

Young Bulacan cagers rule regional tilt



CKSC rules Tiong Lian via sweep of Hope HS



Heat take Lin to school; KD razes Lakers

Kaya eyes share of UFL lead vs Army booters

Poker-faced Orlando hosts gathering of NBA stars

SOUTHPAW



Percy D. Della



Inspired Anton opens 2012 season with win

NCA derby slated Feb. 28

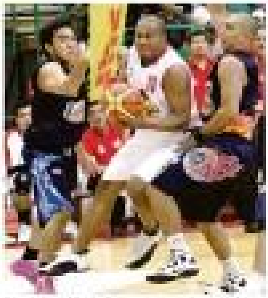
Trail run kicks off Vaseline Xterra off-road triathlon

NU, 2 others eye Shakey's volleyball semis

Salvador 13 off the pace in India tourney

Editor: Teddyvic E. Melendres
Assistant Editor: Francis T.J. Ochoa

SPORTS



WILLIE Miller of Barako Bull bursts his way through the defense of Paul Lee (right) and Ryan Araña of Rain or Shine.

E-Painters break ice, pip Energy

Cebu braces for shootout

Leads DM by 7 as Apo looms

By Musong R. Castillo



DEL Monte's Leonardo Leflores reacts as he sinks a long putt on No. 5.

69th PAL Interclub third-round scores

Beermen eye revenge vs Dragons in ABL today

By Jasmine W. Payo

Pocari Sweat Duathlon fires off

Aplus METRO

Grand Rhoan a suspect as cops trace 'frat cars'

THE RED Honda City which was used by the men who brought hazing victim Marvin Reglos to the hospital on Sunday was found to be registered under one Casimiro Escobal of Las Piñas City, who appeared to be related to the leader of the Lambda Rho Beta fraternity.

'I'll be OK,' Bedan law stude told sis; then, mirror broke

Danish man kills Pinay wife, pet dog, then self

'Nanay, that's a knife! Don't do it!'

By Niña Calleja

Skewed logic on Esmeralda's ambush

ON TARGET



Ramon Tulfo

METROBRIEFS

Snatchers hit 2 French tourists

HR exec shot, robbed in QC

14-hr P'que warehouse fire

Flora Filipina Expo in QC

Kenyan woman yields 7 kilos of 'shabu' at Naia

By Tina G. Santos

'I'll be OK'

Republic of the Philippines
DEPARTMENT OF LABOR AND EMPLOYMENT

NOTICE OF FILING OF APPLICATION/S FOR ALIEN EMPLOYMENT PERMIT/S (AEP/S)

‘Friends of Syria’ to demand truce, aid access

Kofi Annan named UN-Arab League envoy to Syria; Clinton says opposition would arm itself

WORLDBRIEFS

Shootings, bombings kill 55 across Iraq

WikiLeaks suspect Manning declines to enter plea

Merkel apologizes in neo-Nazi murder case

Nations pledge help, demand progress in Somalia



The WORLD



Obama apologizes as Afghan Koran-burning protests rage

KABUL, Afghanistan—President Barack Obama has apologized to Afghans for the burning of Korans at a US military base, trying to assuage rising anti-American sentiment as an Afghan soldier gunned down two American troops during another day of angry protests.

[illegible]



Putin rallies supporters ahead of presidential vote

[illegible]

The Light in their brother's Darkness

[illegible]









IN THIS ISSUE

BUSINESS

SMC acquisition of PAL 'imminent'

INDICATORS

PESO-DOLLAR RATE

42.840



STOCK MARKET

▼ 0.48



Stocks end lower on profit-taking

49% stake, management control for $500M

SAN MIGUEL Corp.'s acquisition of a "significant minority stake" in flag carrier Philippine Airlines is, for all intents and purposes, a done deal with an official announcement set to be made in the coming days.

BIR launches Internet lounges for taxpayers

Farm products distributor plans ₱540-M public offering

[illegible]

BIR launches Internet lounges

[illegible]

INVITATION TO BID

[illegible]

SMC acquisition

[illegible]

Stocks end lower

[illegible]

PHILIPPINE STOCK EXCHANGE

[illegible]

BUSINESS

There's money in worms

COMMENTARY

RETAIL TREASURY BONDS

5.375% 15-YEAR RTBs DUE 2027
5.875% 20-YEAR RTBs DUE 2032

Minimum Investment:
P5,000 and in multiples of P5,000 thereafter

Interest Payments:
Quarterly

Offer Period:
February 21 - 29, 2012

Issue Date:
March 1, 2012

Joint Issue Managers

Joint Issue Coordinators

1. What are Retail Treasury Bonds (RTBs) ?

The RTBs are part of the government's savings mobilization program designed to make government securities available to retail investors, hence, the name Retail Treasury Bonds. It is issued by the Republic of the Philippines through the Bureau of the Treasury (BTr). This issue of the RTBs will have a maturity of 15 & 20 years. Interest will be paid quarterly compared to the regular Treasury Bonds which are paid semi-annually.

2. Why invest in RTBs?

The RTBs are designed to be a safe, high-yielding and affordable savings instrument. It is considered risk free because it is a direct, unconditional and general obligation of the Republic of the Philippines. RTBs are high-yielding, as their interest rates are superior to other investments. RTBs are affordable. The minimum denomination is only P5,000 and in multiples of P5,000 thereafter.

3. Who can purchase the RTBs?

The RTBs are to cater to retail investors such as individuals and corporations who are looking for a safe, affordable and high-yielding investment for their savings.

4. When and where can an investor purchase RTBs?

The RTBs will be sold to the public during the Offer Period which is scheduled from February 21-29, 2012. This is the designated period given to the public to subscribe to the RTBs through the Selling Agents.

After the Offer Period investors may still purchase the RTBs in the secondary market at prevailing market rates.

5. What are the risks involved in investing in RTBs?

The RTBs are considered having the lowest credit risk because they represent the direct and unconditional obligation of the government thereby enjoying the highest certainty of payment. The yield is assured if the investor holds on to the bond until maturity, otherwise it will be subject to interest rate risk depending on the prevailing market rate at the time the RTBs are sold in the secondary market.

6. Can an investor sell his RTBs after the Issue Date?

RTBs are considered marketable securities and have historically enjoyed a secondary market. The Selling Agents from where the RTBs were purchased may assist the investor, on a best-efforts basis, in selling the RTBs in the secondary market at prevailing market rates.

7. Are RTBs tax-free?

Interest income on RTBs is subject to the 20% final withholding tax. Only tax exempt institutions, duly accredited and certified as such by the Bureau of Internal Revenue, are exempt from payment of the 20% final withholding tax.

SCIENCE/HEALTH

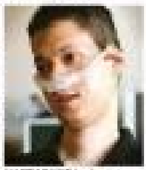


Retirement village focuses on wellness 24/7

More important

Giving the rare disease world new hope

By Charles E. Buban



Fortunate

So few people

200 Filipinos

Rare Disease Week

Fine lines

Discover



Comparison

Anticipated stress

What BP device to use

Medical Files



Rafael Castillo

PROFESSIONAL SERVICES

HOUSEHOLD

HEALTH/FITNESS

REAL ESTATE FOR SALE

CUBAO

FOR ANY DEVELOPMENT

HOUSE & LOT

CONDO/TOWNHSE

CONDO/TOWNHSE

AGRICULTURAL LANDS

LOT

REAL ESTATE FOR RENT

OFFICE SPACE FOR RENT

HOUSE

LOAN & MORTGAGE

CONDO/TOWNHSE

TRANSPORTATION FOR RENT

CAR LOAN

GENERAL ITEMS FOR SALE

MUSICAL INSTRUMENTS

WANTED TO BUY

ROLEX

LOUIS VUITTON

PETS

INVESTMENT OPPORTUNITIES

BUSINESS FOR SALE

NOTICE OF LOSS

EMPLOYMENT OPPORTUNITIES

FEMALE

Request for Interested Parties for Gas Station Operator in GGLC



Project Location

Project Name

Project Description

CLASSIFIEDS

More Classified Ads

OBITUARIES

MOISES S. ROXAS, SR.

of Obando, Bulacan and Parañaque City

Peacefully joined his Creator at 17:30 p.m. on February 21, 2012 at the age of 82.

He body lies in state at the Jacinto Chapel, La Funeraria Paz, Manila Memorial Park, Parañaque City.

Interment will be on February 28, 2012 at 10:00 a.m. Manila Memorial Park, Dr. A. Santos Avenue, Sucat, Parañaque City.

OBITUARIES

✝

We always remember with fondness and joy,

Our beloved 'Papa Ciling',
who wrote 'Saydoism: Being Human Made Simple and Easy', planted 1.5 million trees, has 6 sons and touched the lives of thousands.

On his 8th death anniversary

CECILIO HALILI PENSON

Husband, Father, Author, Educator, Entrepreneur, Environmentalist

February 1, 1918 - February 25, 2004

Together with our mother
'Mama Nena' Lagdameo-Penson, we his children,
Dwight, **Margie** Juico, **Cecil**,
Dick, **Polly** Aquino, **Emmet**, **Chari** Borja, **Joey**,
Rally & **Meca** Prieto

ask that you do a kind thing for each other, wear a little smile in his memory, and for the Pious Readers to say a prayer for the eternal repose of our dearest Papa Ciling.

✝

The continuing legacy of Edsa

AS we recall the miracle that was Edsa in those memorable four days from Feb. 22 to Feb. 25, our thoughts turn to its significance in our lives today. Inquirer Research compiled what the key participants of Edsa had to say by way of preserving its legacy.







JAIME CARDINAL SIN

CORAZON C. AQUINO

FIDEL V. RAMOS



JUAN PONCE ENRILE

GREGORIO HONASAN

"As I came to power peacefully, so shall I keep it. This is my contract with my people and my commitment to God. The way of nonviolence had not exhausted itself in the struggle for Filipino freedom!"

–Cory Aquino

SR. PILAR VERZOSA, RGS

BUSINESS

CDC eyes 19 major projects

Biggest is Estag's P1.5-billion hotel and casino complex

By Amy R. Remo

Pacific Online '11 profit down by 9%

By Paolo G. Montecillo

BSP: Consumption to remain strong in '12

By Michelle V. Remo



GUINIGUNDO

NATIONAL GRID CORPORATION OF THE PHILIPPINES

Power Situation Outlook for Saturday, 25 February 2012

	Luzon	Visayas	Mindanao
Available capacity (MW)	7,386	1,737	1,083
System peak (MW)	6,089	1,328	1,211
Gross reserve (MW)	1,297	401	-118

Avida Land building communities not just structures

By Theresa S. Samaniego

Affordable yet quality homes

Red Letter Day launch



EACH Avida Land development guarantees residents value for their hard-earned money.



THE 'Red Letter Day' application on Facebook is expected to help build a community of thankful Filipinos.

Green: Protection against calamity

GREEN ARCHITRENDS



Amado de Jesus

Need for green buildings



RAIN gardens are planted depressions in the landscape that allow runoff to be collected and absorbed. They solve drainage issues, collect and filter pollutants, keep surface water clean, provide habitat for wildlife and protect rainwater resources.

Giving you the edge

Life on the fly

Price smart



ESCALADES East Tower

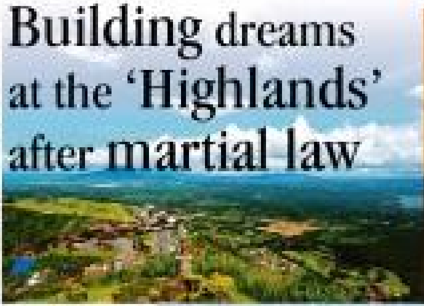
Doortech System continuously improving quality of gates it sells

By Theresa S. Samaniego

Gate operators

Convenience

Building dreams at the 'Highlands' after martial law





BUILDERS AND MOVERS





Tips for creating coherent spaces

DESIGN DIMENSIONS



Homebuilder a carmaker

By Charles E. Buban

Life to change

Poverty alleviation

'Sweat equity'

Property

Editor: Cesar D. Mangawang

8 rants about owning a PH condo





THE INCREASING number of condo units near employees' workplaces also means buyers should be more discerning.

Text and photos by Tessa R. Salazar

OWNING A piece of real estate such as a condominium unit has become a reachable dream for the multitude belonging to the working class. The healthy competition among developers has resulted in competitive pricing and more flexible payment schemes.

At a price range of P40,000 to P90,000 per square meter depending on the project location, a wider base of buyers are taking up units big and small near their places of work. The condominium business has become the darling of the local real estate industry.

But what's on the flip side of this seemingly pretty picture of happy condo buyers and (even) happier developers? Inquirer Property has come across discerning readers and buyers who have had not-so-pleasant experiences of buying condominium units in the Philippines. Thus, we asked property experts to either confirm or explain these experiences. Here are some surprising insights and revelations on the 8 most-ranted-about issues of buying condo units in the Philippines:

1 Condos don't come with the parking slots. One reader/buyer ranted: "Developers don't provide units with their own parking slot. We have to buy a separate lot with a separate title just for parking."

Architect Edilberto J. Morallo did confirm that parking slots are not bundled with the condo unit most of the time. "It is an option for a client to buy or not. It has a separate title, thus, a separate acquisition cost. Many buyers would also opt not to have a parking slot. Designers therefore do not provide a one-to-one ratio for units and parking slots."

National Real Estate Association chair Alejandro S. Mañalac agreed with this observation. "Most developers do provide parking slots, but you you have to buy them separately. This gives the buyer a choice whether to get one or not. It is more practical than automatically offering the unit with parking (with the corresponding additional price, of course) and 'forcing' the clients to buy them even if they don't have use for them, especially those who are just intending to lease out their units. But, as a piece of advice to condo buyers, it is really more practical to buy a parking slot. You may not have use for them but you can definitely easily lease them out."

Enrique M. Soriano, former program director for real estate and senior adviser for Wong + Bernstein Business Advisory, explained that developers must balance parking provisions vis-à-vis various unit sizes, and usually priority slots are given to bigger sized units. The building code provides a certain ratio, eg. xx over parking, making a parking purchase not automatic and separate from the condo unit.

2 Lost deposits. "If you are in the process of buying a condo, you will go through all kinds of problems from (agents). You will lose your deposit if you don't follow up all the time," another buyer ranted.

Soriano confirmed this happening. "Agents come and go, however, buyers must also have the initiative to track their purchase and not be overly dependent on agents."

Mañalac said, "If you buy from the wrong agent, you will experience this whether you are buying real estate, cars, insurance, etc. Some buyers also tell their agents that they will just buy through their friends or relatives who are not really into the property business but just to give them a favor. This messes up the whole thing. Also, if you buy from an agent, and you ask for all their commissions, why should you expect good service?"

Morallo explained that condo projects, especially the fast-moving ones, follow strict deadlines when it comes to such reservations. Buyers must be mindful of the deadlines to submit pertinent documents as other agents might be eyeing the same units for their own clients. Failure to submit needed documents can and will result in the forfeiture of reservation fees, because there is also what is called the "lost opportunity" for the developer.



SOME EMPLOYEES would rather purchase a condo unit near their offices than buy a car and drive to work.

3 Overseas Filipino workers are taken advantage of. "Overseas Filipino workers have more problems (when buying condo units in the Philippines) as they are being taken advantage of. Buyers lose their deposits and payments because of corruption in the system. Sometimes, the OFW isn't aware that he or she has been paying for a unit owned by many other buyers or existing owners, and scrupulous agents collect payments from all of them. If you're not in the Philippines, they take advantage of your absence. And there are just too many paper work which are so complicated," an angry reader wrote.

"Agree," Soriano quipped, as he added, "Fund-Competitive-Overseas buyers really go through the wringer. The key is to invest on reputable developers with a long history of delivering quality projects on time."

Mañalac revealed, "It is true that there are other agents selling abroad. Some were officially sent by their companies to do roadshows, while some are there on their own. It is very important for our OFWs to be very careful in dealing with these agents since they will not be there to personally attend to their accounts." He then urges OFWs to answer these important questions whenever they encounter agents offering condos in the Philippines:

- Does the agent belong to a credible company with a good track record of delivering their projects with good quality and on time?
- Is he or she an official representative of the company? It would be better if the developer has an official and legit office in that particular foreign country.
- Are the agents quoting you the official prices and availability of the units? It would be better if their inventories and official computations/compliance were online.
- Does the agent's company maintain an online client portal where buyers can securely access their accounts anytime? This would be useful, especially when the agents are inaccessible or have left the company.

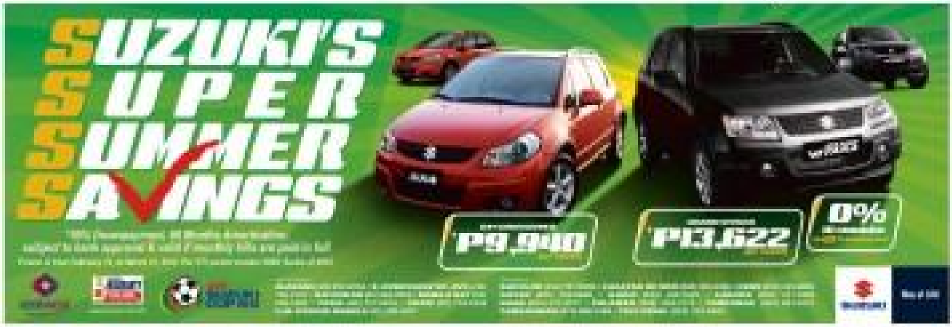
Mañalac said paperwork is necessary, whether they are buying properties here or abroad. Basically though, this paperwork is really just part of a contract printed in several sets for buyer's signatures, which makes it seem already voluminous for some. Expect additional paperwork when buyers avail of financing either through banks or a Pag-IBIG housing loan.

Morallo said OFWs acquiring condo units can expect the process to be a "little more complicated," more so if the overseas Filipino assigns a local representative not knowledgeable in such transactions.

"Being taken advantage of can happen in any business transaction. It is best that one must first solicit for a recommendation from relatives or friends for a more reliable developer, evaluating them or agents for that matter, before negotiating for a sale. Also, be cautious and discerning with your agent who might be ready to move heaven and earth just to close a sale. Most of all, if one is serious in buying a condo unit and after paying reservation fees, make sure to have the necessary documents delivered on time to avoid forfeiture as they are allowed to do so, for the reasons given above," Morallo cautioned.

(Next: Rants 4 to 8—Multiple ownerships, association dues, parking hazards, discounts and damaged units, and accountabilities in the event of a man-made disaster)

ROADTALK Saturday



A lot of 'Innova-tion' goes a long way

Toyota Motor Philippines launches 2012 Innova

By Jason K. Ang

WHAT DO you do with a product that's already a runaway bestseller?

If you're Toyota, you improve it.

[illegible]

Top spot

[illegible]

A LOT B2-3



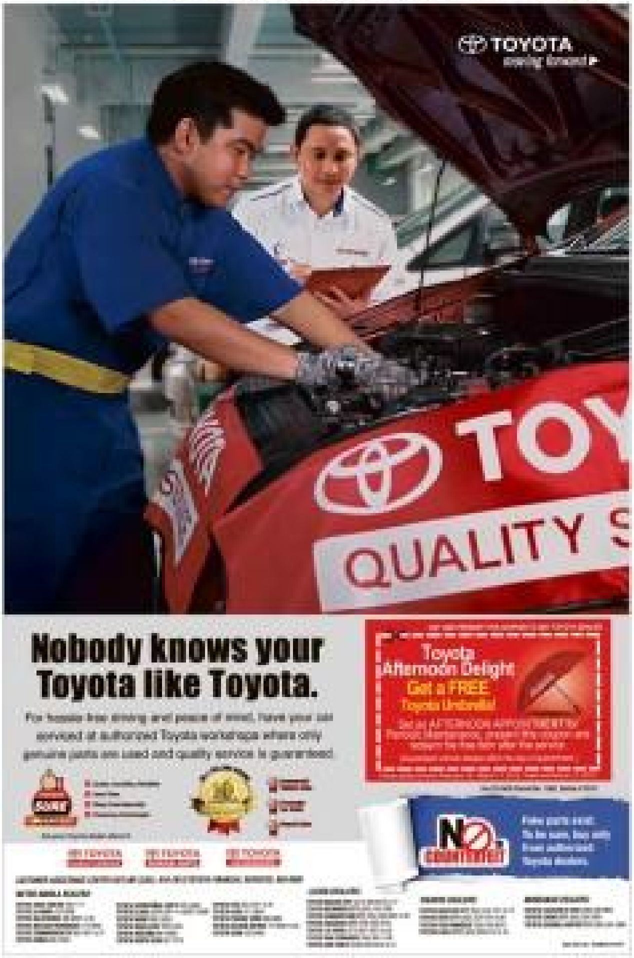
PRESENTING the new Innova [illegible]



The 2012 Innova gets a refreshed interior [illegible]



Top of the line Innova V in the optional Pearl White paint





A lot of 'Innova-tion' goes a long way

Car-like seating

Family car



CIVIC MINDED

Five innovations in the all-new Honda Civic





Media, executives take the 'Fitness First Lose It, Lose Big Challenge'

High Tech Tanita Weighing Scales used to measure weight and other health indicators

Tanita High Tech Weighing Scales

Some FAQs about Tanita scales

Malaysia's love affair with Formula 1 sets to continue into 14th year







Dynamic duo from Honda

The business-model Honda TMX 155 goes hand in hand with entrepreneurial, resourceful Filipinos, while the stylish sportbike Honda CB 110 strikes at the hearts of thrill-seeking riders

LEATHER jackets, suede gloves, flat-cut sunglasses, sleek designer helmets, and a constant need for speed: these are some of the things associated with the motorcycle lifestyle. But beneath the flair and flash rests a common thread tying all riders together: a deep love for the freedom only motorcycles can make possible on the road.

This love of motorcycles continues to grow in the Philippines, and understandably so. In a country whose roads are hindered by a problematic traffic infrastructure, yet heightened by scenic landscapes, a pleasant tropical climate, and outstanding cultural diversity, people seem naturally poised to embrace the speed and style that these vehicles bring. And then again, bikes no longer are motorbikes reserved exclusively for freedom-crying, highway-selling riders. Also flourishing in the motorcycle community are small business owners, young and smart entrepreneurs, mobility-minded professionals, and [illegible] all of whom are looking to invest in a vehicle that will return a significant amount of value to their livelihood and their living.

Ever responsive to the demands of the market, Honda

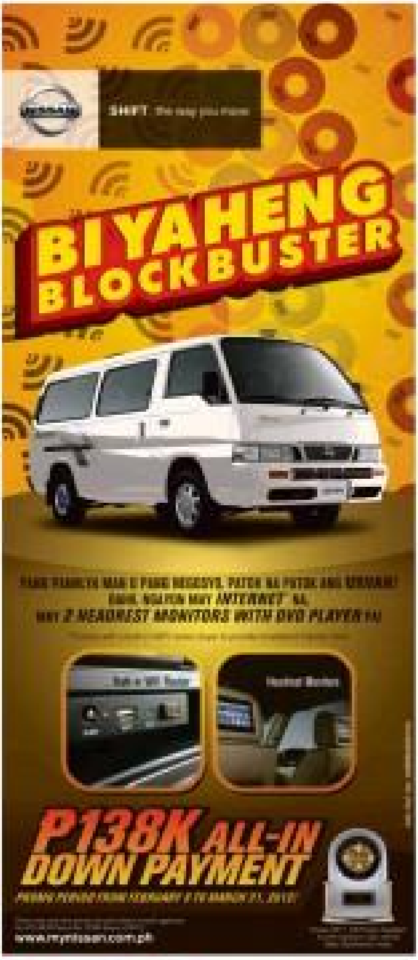
DYNAMIC B3-4



Honda CB 110



Honda TMX 155



Mercedes-Benz: Gala for the Stars

Dynamic duo from Honda



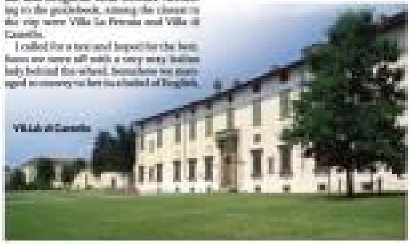
LifeStyle Travel



Here are villas of power and refinement. In one of them, Boticelli's 'Birth of Venus' was supposed to have been kept

Checking out the Medici in Florence—using a little Hiligaynon





Where God dwelt among us

Thirty-seven years after first visiting the Holy Land in 1974, I return to see it with new eyes and new fervor. So much has changed–but maybe much has changed in me, too

By Sr. Mary John Mananzan, OSB





FAÇADE of the Church of Annunciation in Nazareth; at left, entering Capharnaum





AT THE ENTRANCE to the City of David (left); the statue of Our Lady at the crypt of the Benedictine Church



POOL of Siloe

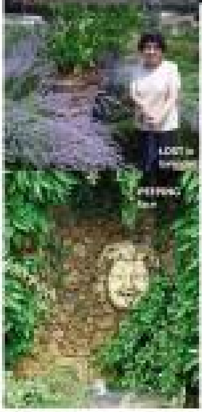
A man carrying water

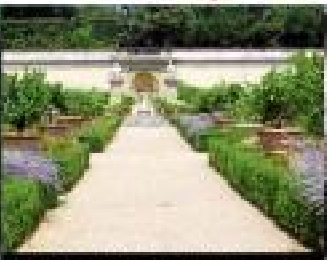
Loaves and fish

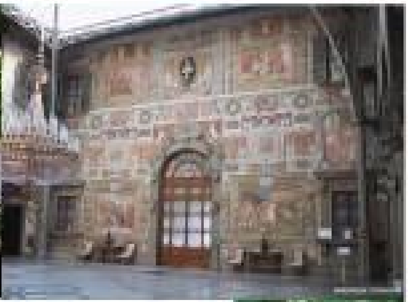
Inhumanity

Beautiful ritual











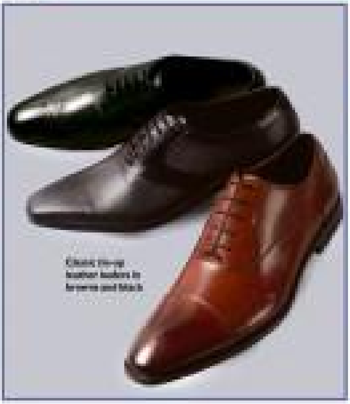
Checking out the Medici in Florence . . .

A land of milk and honey, miracles, and basketball

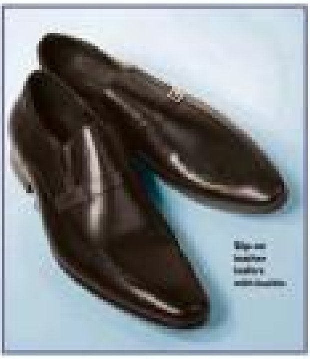


Elegant essential at SM

SM Department Store men's shoes department showcases their premium line:the SALVATORE MANN BLACK LABEL. A limited collection of high quality leather footwear suited for the distinguished and accomplished gentleman. The Black Label collection is available only in the following SM Department Store branches: Mall of Asia, Megamall, North EDSA, Makati, San Lazaro and Lucena.









IN BLACK AND WHITE

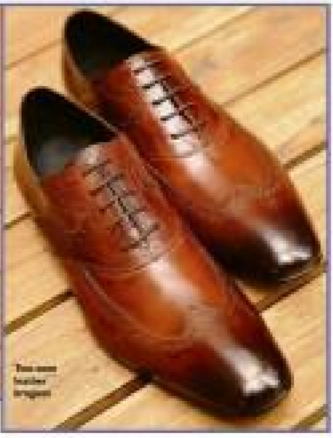


AFTER SIX



CLASSIC CASUALS

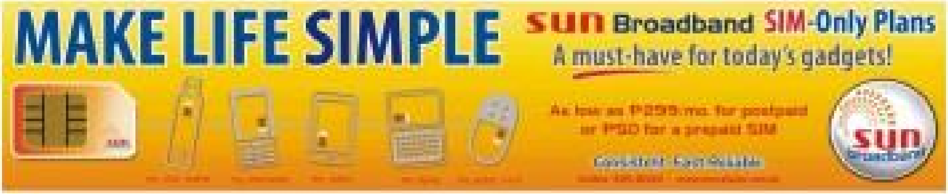


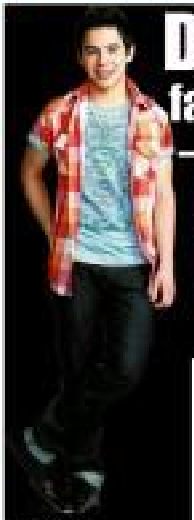


Editor
Thelma Sioson San Juan
Super Lifestyle Editor
Pam Pastor

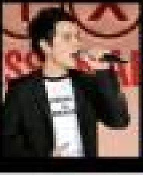
Super LifeStyle

style . urban living . pop culture . entertainment . recreation





David Archuleta invades fashion modeling—and Philippine TV



To wild screams of fans, the 'American Idol' runner-up is introduced as the new Bench model



Text and photos
by Nino Mark M. Sabiles
Contributor

LUCY Hale isn't the only Hollywood star that Bench has enlisted to be the new face of the brand. Joining international Bench endorsers (that include singer Bruno Mars and Michael Trevino of "The Vampire Diaries") is "American Idol" season 7 runner-up David Archuleta, who—as everyone knows—has been in the Philippines for some time now; he arrived last Jan. 13 to shoot a mini-serye for TV5 called "Nandito Ako." In the primetime series, he plays Josh, a Fil-Am international singer who returns to the Philippines to find out what happened to his mother, who supposedly died in a fire.



"FILIPINO fans are very supportive," said David





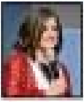
Talking lies, princesses, and Ezra with Lucy Hale



One-on-one with the 'Pretty Little Liars' star and the new face of Bench

Hale, yeah in the Philippines









David Archuleta...



Yuppie-ness











TOM HANKS and Sandra Bullock

MAX von Sydow

Super Exclusive

Crying out 'Loud'

By Ruel S. De Vera



THOMAS Horn

A star-making turn by newcomer Thomas Horn transforms Stephen Daldry's adaptation of the novel 'Extremely Loud & Incredibly Close' into a profound, tear-jerking experience



VIOLA Davis

Polish and profundity

LIFESTYLE

Making communities grow nationwide

Ayala Land's developments in Cebu, Davao, Cagayan de Oro, Negros Occidental, Iloilo, and Luzon are bringing waves of development outside Manila





Cebu Park District

Where to Stop Where to Go

Airborne adventure for the summer break

Marriott Manila appoints new general manager



Makati Shangri-La names new head sommelier

Easy weekend pleasures at Dusit Manila



FIRST GUESTS.

Aspiring little chefs have fun

THE INTERCONTINENTAL Hotels Group (IHG) composed of InterContinental Manila, Crowne Plaza Manila Galleria, Holiday Inn Manila Galleria and Holiday Inn Clark recently launched the first Little Chefs Fair in the country. The event was the first of its kind in the Philippines, where it gathered aspiring little chefs to an interactive cooking fair that allowed them to experience first-hand, the wonderful dynamic world of the culinary arts.

Each hotel property carefully conceptualized interactive cooking activities that kept little chefs engaged through several hands-on experience. The executive chefs—chef Angelo Ferro of Crowne Plaza Manila Galleria and Holiday Inn Manila Galleria, chef Mishel Mischer of InterContinental Manila and chef Mathew Doakes of Holiday Inn Clark—personally facilitated holiday pocket classes, where in they taught kids how to make gingerbread house, Yule log and cupcakes.

Also, several chefs from each hotel's kitchen department showed off their skills in several innovative demonstrations such as sushi making, chocolate making, fruit and vegetable carving, pulled sugar and chocolate molding, pizza and pasta dough making. Kids were invited to personally experience a one on one tutoring from the chefs themselves. There were also live demonstrations of ice carving and an exhibit to showcase masterpieces from each hotel. Various partners from the food and beverage industry were also invited to participate and demonstrate their products and services.

There was an estimate of over 150 participants who joined the activity, including the IHG Little Chefs Fair special guests, the finalists from the Junior Master Chefs Philippines Edition. The objective of the fair was to have a cluster initiated kids activity in order to strengthen the IHG brand in the country and at the same time to introduce each of the hotels' kiddie programs.



AWARD-WINNING. Enjoy the renowned Mediterranean Pork Loin - delectable tender pork loin marinated in herbs and served with eggplant sauce. This is just one of the award-winning dishes at Best Western Hotel La Corona Manila. For inquiries and reservations, please call 524-2631.



VALENCIA Macchiato VANILLA latte

NEW COFFEE FLAVORS FROM STARBUCKS

Starbucks Coffee Company brings two featured beverages. Try Valencia Macchiato. Sweet Valencia orange syrup combined with steamed milk and foam, topped with espresso and Honey Valencia drizzle. Or Vanilla Latte, a rich, full-bodied espresso and vanilla syrup with steamed milk, topped with foam. For a lighter option, try a Skinny Vanilla Latte made with sugar-free vanilla syrup and nonfat milk.

Sofitel welcomes Gymboree branch for kid guests

GYMBOREE, global leader in early childhood development and number one pre-school in the Philippines, celebrates its tenth year in the country by opening its tenth branch at its very first hotel destination, the Sofitel Philippine Plaza. Leading the official launch ceremony were Sofitel general manager [illegible], Gymboree managing director [illegible] and certified Gymboree coach [illegible]. "We are very proud to bring Gymboree to our guests, for it is truly the best in the area of early child care and education. The hotel is known for its security and Sofitel is indeed a safe haven for our children. What's more, kids can now enjoy playing in a beautiful and educational environment just as they were always meant to, and they can now have Gymboree birthday parties at Sofitel, too." "I'm excited to bring this wonderful program to the Sofitel community," said [illegible], managing director of Gymboree Philippines. "From the moment they walk in the door, parents can see that we've created an environment where kids can feel confident to touch, explore, play and have fun. The play equipment was custom designed for young children and our classes have been developed to provide a range of age-appropriate challenges and skill building exercises, allowing each child to participate and have fun at his or her own pace." For bookings and inquiries, call 551-5555 loc. 1389 or e-mail [illegible].

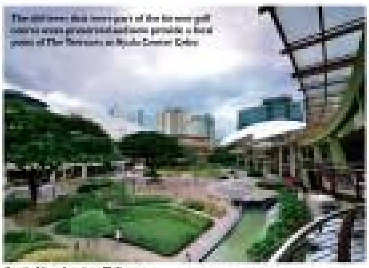






Making communities grow nationwide





Abreeza, Davao

Centrio, Cagayan de Oro

Ayala Northpoint, Talisay, Negros Occidental

Iloilo Ayala Land Technohub

Luzon

Building to improve quality of life

Ayala Land is bringing sustainable infrastructure development beyond Manila



Editor Nestor U. Torre • Assistant Editor Rito P. Asilo

Saturday Special



Tight Oscar race comes right down to the wire

By Rito P. Asilo



WILLIAMS AND CLOONEY: Are they the finest performers of them all?

Backlash

Out of the closet

The 'gospel' according to Forrest Gump

By Nestor U. Torre



ANTIC 'advice' from the screen's most lovable simpleton.

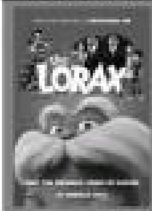
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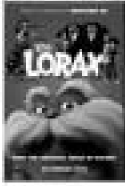
DUMAGUETE

BACOLOD

ILOILO

GENSAN

ANGELES



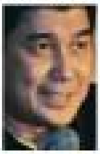
MEET LORAX

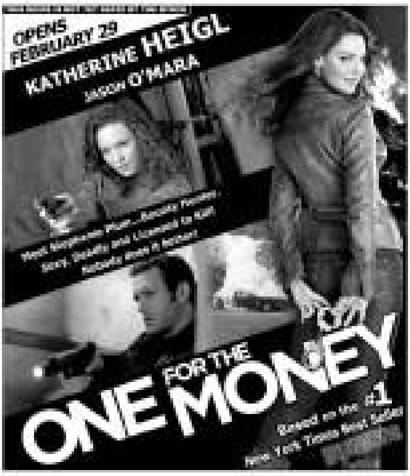
AT THE CINEMA LOBBY

OPENS MARCH 14

FORUM

Cab drivers talk about their favorite radio programs





NOW SHOWING





Meryl's Oscar record and other Academy trivia

ONLY IN HOLLYWOOD

Ruben V. Nepales



Embargo



STREEP: Most nominated thespian in Oscar history

Metal shortage

Gossip in newscasts scored

FANS' DAY

By Andy Bais



MANZANO: Returns to TV hosting

Hybrid

Billy Crystal's comeback is Oscarcast's biggest plus factor

By Nestor U. Torre



Monologues

Inspired innovation

Tight Oscar race . . .

The 'gospel' . . .

'My Week with Marilyn' opens Feb. 29

MONTAGE

Brad Pitt defies the odds

The Cranberries



PITT: Earns second Oscar Best Actor nomination for "Moneyball."

Sun Business

Playshop Camp

'Extremely Loud & Incredibly Close'

'John Carter'

'Jekyll & Hyde'

'The Vow'

Ayala and OPM

SATURDAY Special





Adele sings songs in the key of love

Emotional journey



ADELE: Bittersweet success.

Sarah has a lot of real growing up to do

By Nestor U. Torre



GERONIMO. Needs the platform and opportunity to be the star and woman she is.

Focus

Musical show



COCO MARTIN IS NEW TM BRAND AMBASSADOR



ComicRelief

GARFIELD

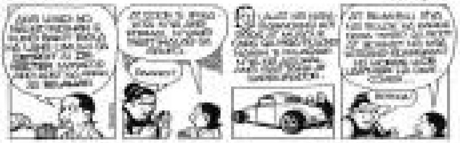
BY JIM DAVIS



A. LIPIN



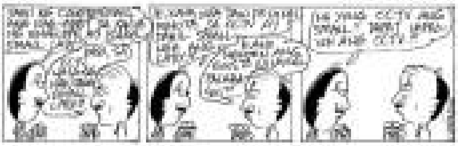
PUGAD BABOY



DICK TRACY



LOVESHOTS



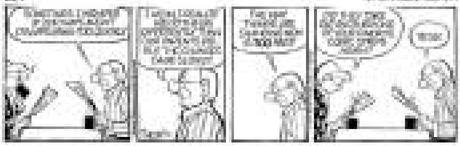
BABY BLUES

BY JERRY SCOTT



KIKO MACHINE





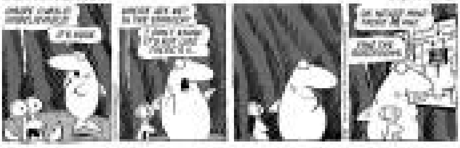
MUTTS

BY PATRICK MCDONNELL



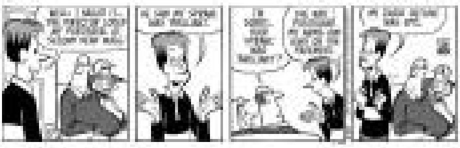
SHERMAN'S LAGOON

BY JIM TOOMEY

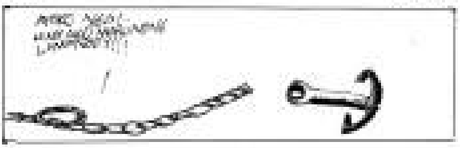


DUSTIN

BY STEVE KELLEY AND JEFF PARKER



TULDOK



CONCEPTIS SU DOKU

HOW TO PLAY SU DOKU

Concepts Sudoku

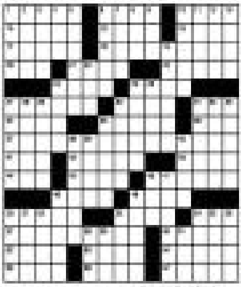
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Difficulty Level ★★★★

CROSSWORD PUZZLE

ACROSS

DOWN



They're ready for their closeup



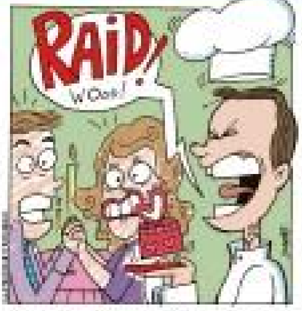
By Nestor U. Torre

[illegible]

Campaign

[illegible]

Home for the Agent, any minute by now and other boob-tube booboos



'Heartfelt' proverbs

Lotus Pond
R. Valenzuela and S. Biorsoolt



Love those memorable film classics



"FORBIDDEN GAMES": Life-changing viewing experience

Event

Heart, mind and soul

They're ready for their closeup





CONSTRUCTION of the historic church began in 1830—and went on for 53 years!

A sight to behold

Street Smart

Mandy Navasero



Legendary bell